

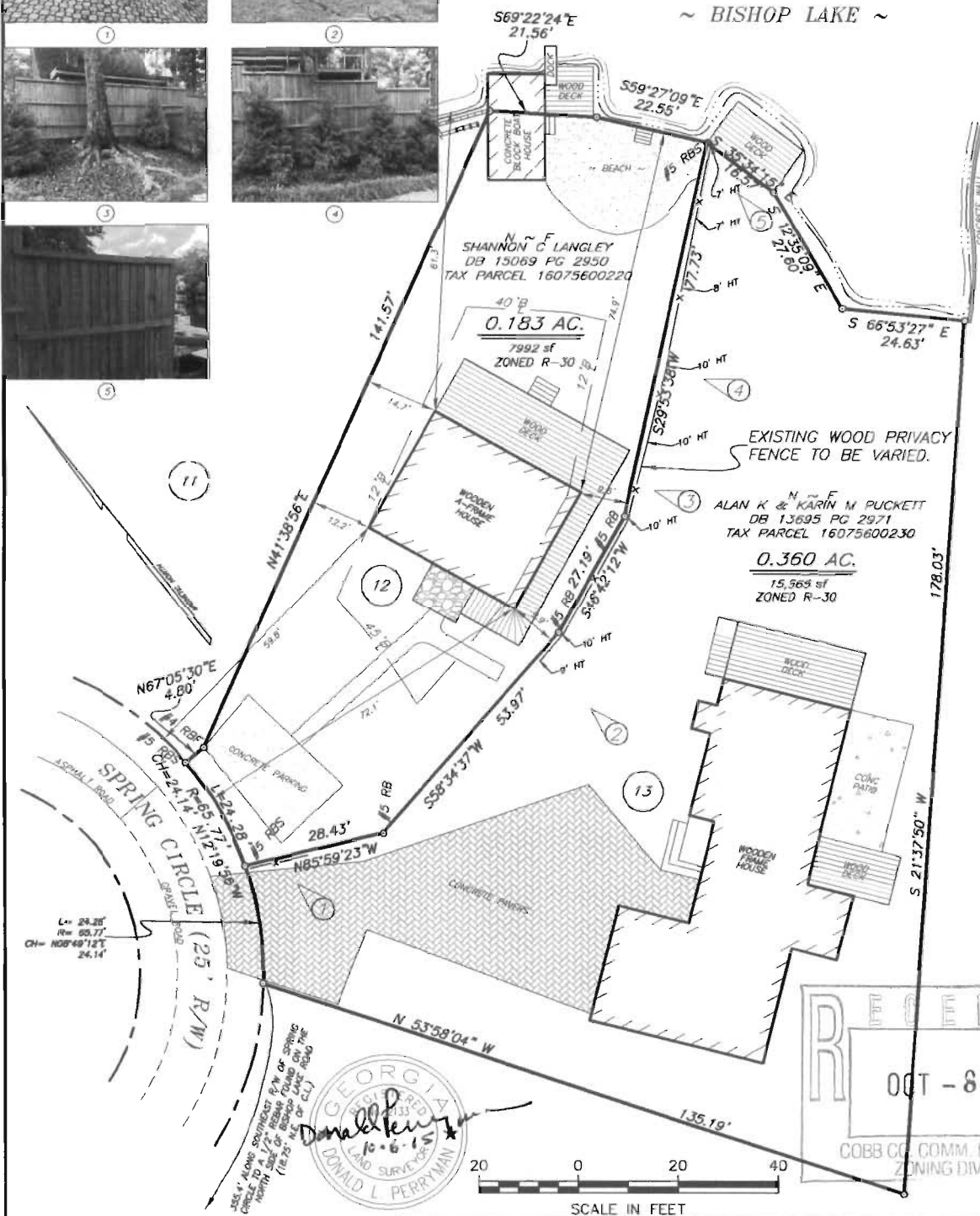
V-167
(2015)

SITE PHOTOGRAPHS



VARIANCE REQUESTED

1. INCREASE MAXIMUM FENCE HEIGHT FROM 6 FEET to 10 feet



THIS PROPERTY IS LOCATED IN A 100 YEAR FLOOD HAZARD AREA BASED ON THE FLOOD INSURANCE RATE MAP FOR THIS AREA. THE MAP NUMBER FOR THIS AREA IS 13067 C 0202 G, AND THE DATE OF SAID MAP IS DECEMBER 16, 2009. THIS DETERMINATION WAS MADE BY GRAPHICALLY DETERMINING THE POSITION OF THIS SITE ON SAID FIRM MAPS UNLESS OTHERWISE NOTED.

FIELD CLOSURE: 1/7600
ANG. ERROR: < 04" ANG. PT.
ADJUSTED BY: LEAST SQUARES
EQUIPMENT USED: TOPCON GTS-303
W/ MCV DATA COLLECTOR
PLAT CLOSURE: > 1/

IN MY OPINION THIS PLAT IS A CORRECT REPRESENTATION OF THE LAND PLATTED AND HAS BEEN PREPARED IN CONFORMITY WITH THE MINIMUM STANDARDS AND REQUIREMENTS OF THE LAW.

VARIANCE PLAT FOR:
LOT 13, BLOCK F, BISHOP LAKE S/D FOR:
KAREN M. PUCKETT
4480 SPRING CIRCLE
MARIETTA, GEORGIA

SURVEYS PLUS, INC.
3065 SOUTH COBB DR., S.E.
SMITHS, GEORGIA 30080
PHONE: (770) 444-9730
FAX: (770) 444-9730

JOB NO.	48089	REVISIONS	DATE
DRAWN BY:	RTD		
CHECKED BY:	ELP		
DATE:	10-3-15		
SCALE:	1"=20'		
FIELD DATE:	9-12-11		

LOCATED IN
LAND LOTS 756
16th DISTRICT
2nd SECTION
COBB COUNTY,
CITY OF
GEORGIA

APPLICANT: Karin M. Puckett
PHONE: 770-973-7658
REPRESENTATIVE: Alan K. Puckett
PHONE: 770-815-5316
TITLEHOLDER: Karin M. Puckett
PROPERTY LOCATION: On the east side of Spring Circle, east of Bishop Lake Road
(4464 Spring Circle).

PETITION No.: V-167
DATE OF HEARING: 12-09-2015
PRESENT ZONING: R-30
LAND LOT(S): 756
DISTRICT: 16
SIZE OF TRACT: 0.36 acres
COMMISSION DISTRICT: 2

TYPE OF VARIANCE: 1) Waive the rear setback from the required 40 feet to 15 feet adjacent to the eastern property line; and 2) increase the maximum allowable fence height in front of or to the side of the house in a residential district from six (6) feet to ten feet.

OPPOSITION: No. OPPOSED **PETITION No.** **SPOKESMAN**

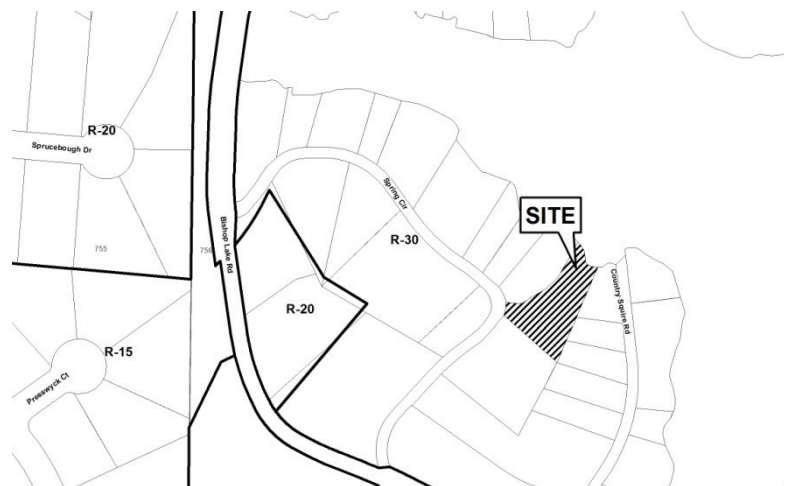
BOARD OF APPEALS DECISION

APPROVED **MOTION BY**

REJECTED **SECONDED**

HELD **CARRIED**

STIPULATIONS:



APPLICANT: Karin M. Puckett **PETITION No.:** V-167

COMMENTS

TRAFFIC: This request will not have an adverse impact on the transportation network.

DEVELOPMENT & INSPECTIONS: No comment.

SITE PLAN REVIEW: No comment.

STORMWATER MANAGEMENT: No adverse stormwater management impacts anticipated.

HISTORIC PRESERVATION: After examining Civil War trench maps, Cobb County historic property surveys, county maps, and various other resources, staff has no comments regarding the impact or treatment of historic and/or archaeological resources.

DESIGN GUIDELINES: No comment.

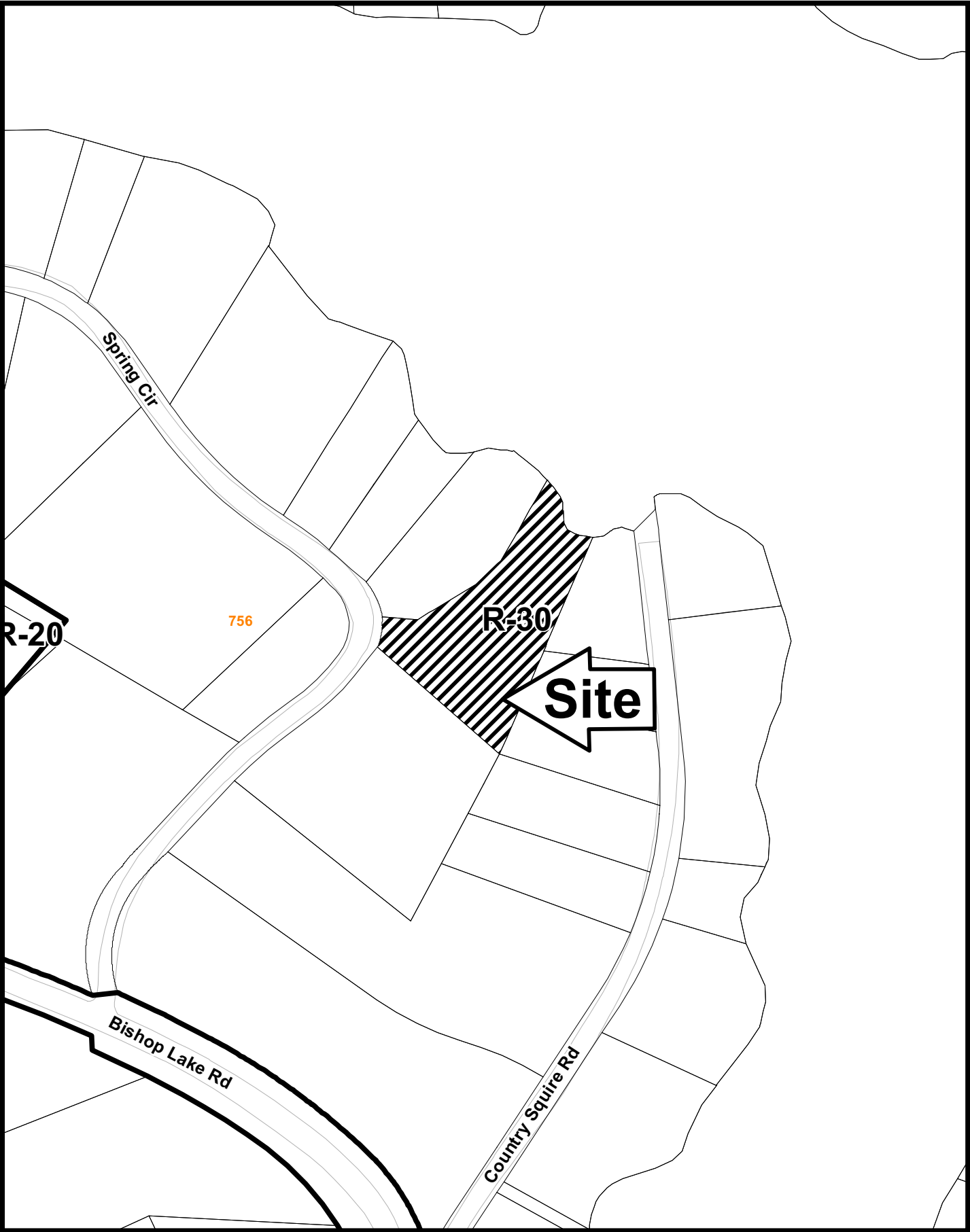
CEMETERY PRESERVATION: No comment.

WATER: No conflict.

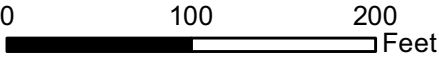
SEWER: No conflict (served by septic).

APPLICANT: Karin M. Puckett **PETITION No.:** V-167

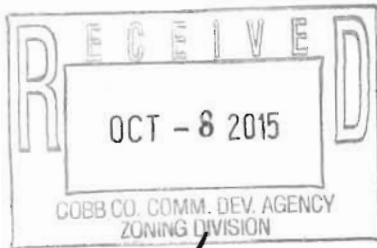
FIRE DEPARTMENT: After analyzing the information presented for a Preliminary Review, the Cobb County Fire Marshal's Office is confident that all other items can be addressed during the Plan Review Stage.



This map is provided for display and planning purposes only. It is not meant to be a legal description.



- City Boundary
- Zoning Boundary



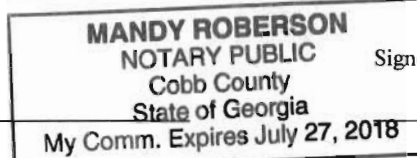
Application for Variance Cobb County

(type or print clearly)

Application No. V-147
Hearing Date: 12-9-15

Applicant Karin M Puckett Phone # 770 913 7658 E-mail kpuck1918@bell
Alan K. Puckett Address 4464 Spring Circle ne, Marietta
(representative's name, printed) (street, city, state and zip code)
GA. 30062
Alan K. Puckett Phone # 770 815 5316 E-mail kpuckett@AtlantaWalks
(representative's signature) (street, city, state and zip code) com

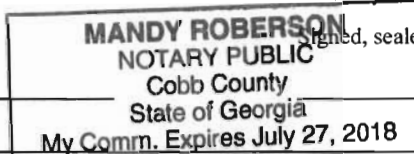
My commission expires: 7-27-18



Signed, sealed and delivered in presence of: Mandy Roberson
Notary Public

Titleholder Karin M Puckett Phone # 770 913 7658 E-mail kpuck1918@bell
Signature [Signature] Address: 4464 Spring Circle ne
(attach additional signatures, if needed) (street, city, state and zip code) Marietta, GA 30062

My commission expires: 7-27-18



Signed, sealed and delivered in presence of: Mandy Roberson
Notary Public

Present Zoning of Property R30

Location 4464 Spring Circle Marietta, GA
(street address, if applicable; nearest intersection, etc.)

Land Lot(s) 756 District 16th Size of Tract 0.360 Acre(s)

Please select the extraordinary and exceptional condition(s) to the piece of property in question. The condition(s) must be peculiar to the piece of property involved.

Size of Property _____ Shape of Property ☒ Topography of Property ☒ Other _____

The Cobb County Zoning Ordinance Section 134-94 states that the Cobb County Board of Zoning Appeals must determine that applying the terms of the Zoning Ordinance without the variance would create an unnecessary hardship. Please state what hardship would be created by following the normal terms of the ordinance (If applying for Backyard Chickens pursuant to Sec.134-94(4), then leave this part blank).

To Keep Ten foot high fence for Privacy.
The fence is existing and was Built with consent
of Neighbor 3 years ago.

List type of variance requested: waive code from 6' to 10'